

1 BEVERLY BROOKS: BEVERLY.
2 D'ANGELO LEE: BEVERLY MITCHELL BROOKS.
3 BROOKS: Yes.
4 LEE: D'ANGELO LEE, how are you?
5 BROOKS: Hello, how you doing?
6 LEE: I'm doing better now that I...
7 BROOKS: I know you thought this girl has just thrown
8 me away.
9 LEE: LAUGHING...
10 BROOKS: No, you know I was all, all up in Washington
11 last week.
12 LEE: I understand.
13 BROOKS: And so, hey, I'm just now downloading calls.
14 LEE: I understand.
15 BROOKS: And I was trying to have SEIFU to get back
16 with you and just sorta, you know, back and forth?
17 LEE: Mm-hmmm.
18 BROOKS: But sometimes you just gotta do it yourself.
19 LEE: Absolutely. Can I get on your calendar?
20 BROOKS: Yeah. Ahh...
21 LEE: UI
22 BROOKS: Ahh, hold on, hold on.
23 PAUSE
24 BROOKS: Okay, are you trying for this week? You
25 wanta try this week?

1 LEE: Yeah, definitely this week.

2 BROOKS: Ahh, oooh, UI. What about 9:00, nah,

3 that's not gonna work. Yes it will.

4 LEE: I UI...

5 BROOKS: What about 9:00 Thursday?

6 LEE: No, I'm on Commission Thursday.

7 BROOKS: Oh, shoot.

8 LEE: And then...

9 BROOKS: Uh-huh.

10 LEE: Do, do you have some, ahh, I mean I'm available

11 today, like after 3:30.

12 BROOKS: INDICATED NO... I teach, Tuesday and

13 Thursday. I'm out. I'm wiped out in the evening.

14 LEE: Okay, when?

15 BROOKS: 'Cause I have to be in class and that, that,

16 that gives me hardly no time. Ahh..

17 LEE: How 'bout Wednesday?

18 BROOKS: Okay, what about tomorrow at about 9?

19 LEE: 9 in the morning?

20 BROOKS: Uh-huh.

21 LEE: Okay, we'll do it tomorrow at 9.

22 BROOKS: You got it.

23 LEE: Okay.

24 BROOKS: Okay. Everything going, going pretty good

25 though?

1 LEE: It, it's going. I just, I just need to, you
2 know, gotta make sure that you are aware of where
3 we're going and, you know, make sure we're all on the
4 same page 'cause a lot has happened since the last
5 time we talked.
6 BROOKS: I figured that.
7 LEE: And I'm UI...
8 BROOKS: And I left you a message about this LEE guy?
9 LEE: Uh-huh.
10 BROOKS: And...
11 LEE: Yeah.
12 BROOKS: Wanting, ahh, I need you to be there.
13 LEE: Yes, I, I got that.
14 BROOKS: If you can. Okay.
15 LEE: I got that message. And, again, you know, I, I
16 checked, LEE does not have application with the State,
17 with the City.
18 BROOKS: Okay, well, what's this...
19 LEE: UI
20 BROOKS: Stuff? Okay.
21 LEE: What he's doing, what LEE is doing...
22 BROOKS: Now wait a minute, but 'cause he sent us,
23 hold on, let me go to my in-box and I'm gonna download
24 this, ahh, so I'll have it. So I'll have it ready
25 about the land, ahh, land lease. Hold on. Open.

1 LEE: Let, let me share with you where he is in the
2 process.
3 BROOKS: Okay, 'cause I'm gonna download this so you
4 can see...
5 LEE: Okay.
6 BROOKS: ...all this stuff when you get here.
7 LEE: Okay. Well let me just tell you just where he is.
8 BROOKS: Okay.
9 LEE: LEE withdrew his application from the City of
10 Dallas.
11 BROOKS: I can't hear you.
12 LEE: I said, LEE withdrew his cit..., his
13 application from the City of Dallas. And...
14 BROOKS: When?
15 LEE: And the reason he did that is 'cause his Board
16 was not confident that he had the support of the City
17 and of DHA. So he withdrew his application. Now
18 that he...
19 BROOKS: Well, why are we meeting with ANN LOTT then?
20 LEE: That's the point, I said...
21 BROOKS: 'Cause she didn't tell us that.
22 LEE: Well, he doesn't have the application, what
23 he's doing, he's going back to try to get your support
24 and ANN'S support and the City's support, then he goes
25 back to his Board and once he gets that, they're

1 having him to move forward. And I'm telling you, I'm
2 like, well BEVERLY, why would you give up your
3 resources? You've given him your resources.
4 BROOKS: Okay, then I just need to leave that alone.
5 LEE: Yeah, he, he's getting you on his band wagon
6 when, when you should get him on yours.
7 BROOKS: And then get ANN on the band wagon.
8 LEE: Yeah. And I met with ANN. I talked to ANN and
9 I talked to TIM. They both came into my office and I
10 talked to them 'cause they ended up, TIM ended up at
11 a, at that SOR meeting and I wanted to meet with TIM
12 before hand because what, ahh, one of the, one of the
13 persons in there, GRETA, she went out and tried to
14 bring another developer into the deal and I, I, you
15 don't run this deal here.
16 BROOKS: What developer?
17 LEE: And so I needed to get with you so we can all
18 be on the same page, and that we can do what we need
19 to do to establish this, ahh, relationship 'cause I've
20 already got the land approved. I said we're already
21 got the, the money coming out of funding. But we have
22 not consummated the deal.
23 BROOKS: For which one?
24 LEE: On the SRO.
25 BROOKS: Okay, the one right on the school.

1 LEE: Right.

2 BROOKS: Okay.

3 LEE: And you know UI, we got that taken care of.

4 Ahh, we can move forward on this Boulder piece 'cause

5 he does not have an application. I just checked.

6 BROOKS: Who?

7 LEE: He does not have one.

8 BROOKS: Oh, LEE?

9 LEE: LEE FLEGLER, he does not. His Board would not

10 approve him to move forward because he had not had

11 your support. He certainly didn't have the City's

12 support and he didn't have DHA support. And what you

13 did that you went in and gave him your resource. Now

14 he's telling the Board...

15 BROOKS: Okay, well I can cancel the meeting.

16 LEE: Well it, you should.

17 BROOKS: Okay.

18 LEE: Now what you're doing, all you're doing is

19 sabotaging yourself where you won't be in the lead of

20 this SRO. You can bring him into the deal.

21 BROOKS: Not the SR UI, not the SR...

22 LEE: Not the SRO.

23 BROOKS: You mean the Boulder deal, the senior

24 citizens.

25 LEE: Right. The senior citizen piece. And see what

1 he's doing, he's trying to position himself as the
2 lead and he's gonna dictate to you what your role and
3 what your response, who you can bring to the table,
4 who you can't.

5 BROOKS: Okay.

6 LEE: And that is unacceptable.

7 BROOKS: Okay.

8 LEE: You don't come, come down from Ft. Worth to
9 Dallas telling us how to do development.

10 BROOKS: Okay.

11 LEE: We just don't do that.

12 BROOKS: So I need to, you've already talked to ANN
13 about this?

14 LEE: I talked to ANN, I talked to TIM and a matter
15 of fact I left a message...

16 BROOKS: About this LEE FOLGER deal?

17 LEE: Yeah.

18 BROOKS: Okay.

19 LEE: I left, I just left a message with her today,
20 you know, just to let her know that we need to slow
21 him down because he's just coming in, getting all of
22 our support, getting all of our buy-in, and then he's
23 gonna come back and do the same thing that everybody
24 else has done in the past and give us kibbles and bits
25 and tell us who can be in it and so forth and so on.

1 BROOKS: You got it. Okay...

2 LEE: And then...

3 BROOKS: Then I will have SEIFU call and cancel.

4 LEE: Yeah, we don't need that. Just let 'em, I

5 mean, I mentioned that to SEIFU, you know, a couple of

6 months ago. Just let it die because you can get the

7 land. You're the better person for it than anybody

8 else, than anybody.

9 BROOKS: Okay. Well bring it on tomorrow at 9:00.

10 LEE: I'll see you there.

11 BROOKS: I'll have all this stuff here that, that I

12 have, you know, supposed to be sending me.

13 LEE: And I got a couple more deals that's coming

14 down the pipe line that I, you know, that are just

15 easy deals, they should be in there.

16 BROOKS: Okay.

17 LEE: So, we'll talk...

18 BROOKS: Whatever. And I, you really need to see

19 this, this other one. I think it's, it would be a

20 good deal, but I don't think we, they got the money in

21 there for us. But anyway, I will call ANN and cancel

22 this thing.

23 LEE: Now you wanta, and you mentioned to me about an

24 invoice...

25 BROOKS: Would you do...

1 LEE: How do you, how do you want me to
2 structure that?
3 BROOKS: Just do it for 3,000, this is what we're
4 working on. I'm, I'm trying to brace them a little
5 bit at a time.
6 LEE: I got you. I told you I met with MARTIN.
7 BROOKS: Huh?
8 LEE: BURRELL. I met with MARTIN.
9 BROOKS: Oh yeah.
10 LEE: And he said he didn't have a problem with it.
11 He was going to move it forward so.
12 BROOKS: But MARTIN ain't raising no money.
13 LEE: Right. ...LAUGHING...
14 BROOKS: Now, you know, I understand business.
15 LEE: I gotcha.
16 BROOKS: But until AMERICAN AIRLINE CENTER?
17 LEE: Mm-hmmm.
18 BROOKS: Gives me \$30,000 as their annual giving?
19 LEE: Right.
20 BROOKS: And quit buying a \$1,000 table?
21 LEE: Right, gotcha.
22 BROOKS: Then we can work with this.
23 LEE: Well I got, I got some deals coming down the
24 pipe line that'll, that'll get you that UI.
25 BROOKS: I'm just trying to ease everybody in 'cause,

1 see, MARTIN ain't over the CDC.

2 LEE: Right, right. Gotcha.

3 BROOKS: He don't control that one.

4 LEE: Right. I gotcha. I was just, you know, ahh...

5 BROOKS: I'm, I'm... so just bear with me.

6 LEE: Okay.

7 BROOKS: I'm trying to get my, you know, have my cake

8 and eat it too.

9 LEE: I gotcha. I just want, well what I want us to

10 do is make sure that our relationship is consummated

11 because these white folk are looking at these deals

12 and they all they see is development. And when they,

13 we see development, that means some dollars are being

14 made.

15 BROOKS: Money. That's right.

16 LEE: And the white folks wanta be in the forefront

17 and make us the, the followers.

18 BROOKS: There it is. Okay.

19 LEE: That's what, just like over at the VA. They

20 went down to Houston and got some white developer come

21 to do UI. I said, no you're not. If LKC is

22 developing this, it's gonna be a partnership of LKC

23 and the URBAN LEAGUE.

24 BROOKS: Uh oh.

25 LEE: And they met with 'em and I told to halt

1 communications with 'em. I said I would not talk to
2 anybody else until I talked to UI. With all due respect I
3 said this is an executive decision right now.

4 BROOKS: Okay.

5 LEE: And BEVERLY, we have to get together and decide
6 how we gonna move 'cause these white folks, they
7 trying to position themselves.

8 BROOKS: I know it.

9 LEE: I went to the City, I went to the City, I
10 talked to the school board and everybody and I told
11 'em I said, this is our deal. And, and everybody's
12 running up over there now, they wanta be the
13 developers to do these deals now.

14 BROOKS: Oh sure.

15 LEE: I said, no, that's not gonna happen. They're
16 not gonna come here and take, you know, the, the hard
17 work that we've done...

18 BROOKS: And run off with it.

19 LEE: And, and capitalize on it then gonna come
20 back and say, hey, we gonna give y'all 10% UI.

21 BROOKS: Okay.

22 LEE: UI...going for that stuff.

23 BROOKS: Well, I'll see you in the morning. In the
24 meantime I'll, I'll move to cancel this meeting.

25 LEE: Okay.

1 BROOKS: Okay then.
2 LEE: Alright. 'Bye.
3 BROOKS: Thanks a million.
4 LEE: UI
5 BROOKS: 'Bye 'bye.
6 END OF CALL
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Target:	DAngelo Lee
Line:	214-729-3484
Session:	5726
Date:	04/12/2005
Start Time:	12:07:55 CDT
Duration:	00:08:27
Direction:	Outgoing

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